



Tanya Lane  
Town Manager

# TOWN OF NEWINGTON

131 CEDAR STREET  
NEWINGTON, CONNECTICUT 06111

**MAYOR ROY ZARTARIAN**

## MINUTES

**NEWINGTON TOWN COUNCIL**  
**L101 – Lower Level**  
**7:00 P.M.**

**October 18, 2016**

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Mayor Zartarian called the meeting to order at 6:55 p.m.

### **I. PLEDGE OF ALLEGIANCE**

### **II. ROLL CALL**

Councilor Anest  
Councilor Budrejko  
Councilor DelBuono  
Councilor Klett  
Councilor Manke  
Councilor Marocchini  
Councilor Nagel  
Councilor Serra  
Mayor Zartarian

### **Staff Attendees:**

Tanya Lane, Town Manager  
Steven Kosofsky, Assessor  
Tony Palermino, Assistant Town Attorney  
Lou Jachimowicz, Chief Finance and Operations Officer  
Jaime Trevethan, Asst. to the Town Manager – Administration  
Linda Irish-Simpson, Clerk of the Council

### **III. APPROVAL OF AGENDA**

Councilor DelBuono moved to accept the agenda and the motion was seconded by Councilor Manke. The motion passed 9 – 0.

### **IV. AWARDS/PROCLAMATIONS**

#### **A. Teacher of the Year – Mrs. Jill Hinton**

Councilor Nagel moved the following:

**WHEREAS, Mrs. Jill Hinton, Kindergarten Teacher at John Paterson Elementary School, has been designated as Newington's 2016-2017 Teacher of the Year; and**

**WHEREAS, Mrs. Hinton was selected based upon her exceptional skill and dedication to children and the teaching profession; and**

**WHEREAS, Mrs. Hinton is intelligent, a strong communicator, an advocate for all students and a strong believer that public education is the vehicle to prepare all children for participation in our society; and**

**WHEREAS, Mrs. Hinton is an individual who is poised and articulate with an outgoing nature and she possesses the superior ability to inspire learning in all students; and**

**WHEREAS, Mrs. Hinton earned a Bachelor of Science Degree in Education from Temple University and completed her Masters of Science in Special Education at Central Connecticut State University; and**

**WHEREAS, Mrs. Hinton has been teaching in Newington for sixteen years at John Paterson Elementary School; and**

**WHEREAS, Mrs. Hinton is an outstanding educator and respected leader in the building and school community dedicated to her students and work and believes the harder you work the better you teach; and**

**WHEREAS, Mrs. Hinton takes special care to develop clear expectations and assist students in working through problems thoroughly and in a meaningful way, and is highly committed to ensuring that individual learning needs are met and every student is successful; and**

**WHEREAS, Mrs. Hinton consistently delivers a high level of competency, enthusiasm and professionalism and is an outstanding teacher;**

**NOW, THEREFORE, BE IT RESOLVED: That the Newington Town Council hereby recognizes Jill Hinton as Newington's Teacher of the Year and extends its sincere congratulations and appreciation to her dedication and commitment to Newington's children.**

The motion was seconded by Councilor Manke and passed 9 – 0.

Mrs. Hinton thanked everyone for the award and felt it was an honor to represent Newington. She said she worked with a great group of people.

Rose Lyons, 46 Elton Drive, congratulated Mrs. Hinton on the award and was sure she was a wonderful teacher following in others footsteps.

Dr. Collins also congratulated Mrs. Hinton and thanked the Town Council for continuing this award each year since it was not something they had to do. He felt it sent an important message to the Town.

Councilor Klett thanked Mrs. Hinton for choosing Newington to not only work but also to raise her family. Councilor Manke understood teaching was a passion and it was obvious Mrs. Hinton had that passion. Councilor DelBuono also congratulated her and felt it was very important to make that connection with children at a young age. The Mayor also congratulated her and emphasized how important kindergarten was.

## **V. PUBLIC PARTICIPATION – IN GENERAL (In Person/Via Telephone: 860-665-8736)**

Stanley Sobieski, 26 Deepwood Drive: He urged the Council to vote for hiring an engineer to review and study Alumni Road so a determination could be made as to what was needed to fix the area. He also indicated that sidewalks on Cedar Street between Vincent Drive and Old Farms were an issue. There were 8 – 9 disabled individuals in that area who were unable to use the sidewalks. He felt it was non-negotiable and needed to be fixed.

Gary Bolles, 28 Burdon Lane: He stated he was in full agreement with the hiring of an engineer and felt a light at Cedar Street had to be included in the plans along with adding sidewalks in the area. He said there were five individuals on Vincent with physical restrictions, one on Burdon Lane and two on Cinnamon Road.

Rose Lyons, 46 Elton Drive: She cited that back in 1998 the State DOT had assured residents that Alumni and Maple Hill Avenue would be resolved. It was time to hire an engineer to get the project completed. She also thanked Chris Hoffman for the work he had done with the Courant and wished him well in the future.

## **VI. REMARKS BY COUNCILORS ON PUBLIC PARTICIPATION**

Mayor Zartarian thanked Chris for the job he had done at the Courant over the years. He felt he was always fair and willing to discuss varying points of view. Councilor Budrejko said she also appreciated the job Chris did and felt it was a loss for Newington. Councilor Klett thanked him for doing a fair job in providing news about Newington. He was always willing to discuss issues and to have a thoughtful discussion.

Councilor Anest said they might not always agree or see eye to eye but she appreciated the job he had done in covering Newington. Councilor Nagel thanked him for his years of covering the Town and felt he had always been fair and dedicated to his job. Councilor DelBuono also thanked him for everything and had looked forward to seeing what he had written after a Council meeting. He was fair in his reporting and wished him well.

## **VII. CONSIDERATION OF OLD BUSINESS**

### **A. Ordinance Amendment: Chapter 182, Blighted Premises Code**

Councilor Anest moved the following:

#### **RESOLVED:**

**That the Newington Town Council hereby repeals and replaces the Newington Code of Ordinances Chapter 182, “Blighted Premises”, a copy of said ordinance is attached to the resolution.**

The motion was seconded by Councilor Manke and the motion passed 9 – 0 on a roll call vote.

Mayor Zartarian said the ordinance had been presented during a public hearing and it was determined a revision needed to be made to take out public land and replace it with municipal, State and Federal land. He felt the Town, though exempt, had an obligation to maintain standards and do its best regarding blight on Town property.

Councilor Klett agreed the Town had an obligation to keep its own house in order but the ordinance provided for the unexpected. The Town had tried to not be a violator in the past but some things were beyond the Town’s control.

Councilor Nagel was pleased with the revision, which would make it clearer and fairer. The process would eliminate blight and helped those to resolve whatever blight issues occurred in a fair manner. Councilor Manke thanked the Town staff for their hard work on the issue and appreciated their efforts.

### **B. Alumni Road Traffic Engineer**

Mayor Zartarian indicated the motion would retain an engineer to do a traffic study of Alumni Road/Cedar Street area. It was not approval of any plan but the Council was only hiring expertise to review options for the area.

Councilor DelBuono moved the following:

**RESOLVED:**

**That the Town Manager is hereby authorized to retain engineering services for the purpose of a traffic study of the Alumni Road/Cedar Street area;**

**BE IT FURTHER RESOLVED:**

**That the Newington Town Council previously authorized the expenditure for said engineering services from Program 962, Contingency, on October 28, 2014 not to exceed the amount of fifteen thousand dollars (\$15,000).**

Councilor Marocchini indicated it had been discussed since 2014 and it was time to have a professional review the situation. He was in favor of the resolution. Councilor Manke agreed it was time to determine what options were available. Councilor Klett was concerned 1) the resolution did not state a dollar amount, 2) the memo that referenced the TPZ safety concerns and how those claims could be substantiated, 3) the engineer would present the best plan for the Town and not just what had been presented.

Tanya Lane indicated \$10k had been estimated but the amount could be higher. Councilor Serra said that in the minutes of 2014 the amount of \$15k was mentioned. Councilor DelBuono was fine with adding the \$15k to the resolution.

Councilor DelBuono moved to include the amount of \$15,000 in the resolution and was seconded by Councilor Anest. The motion passed 9 – 0.

The motion as amended was seconded by Councilor Serra and passed 9 – 0 on a roll call vote.

**VIII. CONSIDERATION OF NEW BUSINESS (Action May Be Taken by Waiving the Rules)**

**A. Introduction: Steve Kosofsky – Assessor**

Mrs. Lane introduced the new Assessor and gave an overview of his qualifications. The councilors welcomed him, and he said he had an open door policy if they had any questions or issues.

**B. High School Career Tech Renovation Bid Award (Action Requested)**

Mr. Jachimowicz asked the Council to waive their rules so that building could begin and have the culinary portion completed by January 2017. The second phase regarding the STEM areas would be built during the summer for completion at the start of the 2017 school year. He indicated the project was going to be State funded and the Town should receive approximately 50% or about \$900k from the State.

Councilor Marocchini moved to waive the rules to allow a vote on the resolution and was seconded by Councilor Klett. The motion passed 9 – 0.

Councilor Anest moved the following:

**RESOLVED:**

**That the Newington Town Council, pursuant to Chapter 8, Article X, Project Building Committees, of the Newington Code of Ordinances; and upon the recommendation of the School Career Technical Program Renovation Project Building Committee; hereby approves the project budget and accepts the bid of Enfield Builders of Enfield, CT to perform the renovations at Newington High School for the aerospace, biomedical, genomics and culinary academies, for the base bid fee of \$1,813,000.**

The motion was seconded by Councilor Budrejko and the motion passed 9 – 0 on a roll call vote.

**C. Discussion: AMR Agreement**

Attorney Palermino gave an overview of the proposed agreement and the changes made to it. He indicated an additional ambulance had been assigned to the Town, the language of the contract had been modernized and the contract made simpler with regard to fines.

Mayor Zartarian thanked him for his efforts regarding the contract and knew it had not been easy. Mr. Woods said it had been a long process and that AMR had stepped up their performance and efforts. He stated the coverage would be from Monday – Friday 6 a.m. to 6 p.m. with the rest of the coverage time being done by NEMS. The NEMS contract would be discussed at a later time.

Councilor Klett thanked everyone involved and said it was not easy. She gave a lot of credit to Mr. Palermino who spent time to understand and ensure the result was a good contract. Councilor Marocchini agreed with Councilor Klett that it was confusing and appreciated the research he had done to ensure AMR's accountability.

Councilor DelBuono also thanked him for his efforts and indicated it took a lot of time on his part. Councilor Serra thanked him for helping her understand the contract and for his hard work.

The item will be placed on the next meeting's agenda.

**D. Consideration of Cancelling the November 8, 2016 Regular Town Council Meeting**

Mayor Zartarian said the Council was considering cancelling the November 8 meeting due to the Presidential election. There was precedence for not having a meeting on election nights and the item would be placed on the next meeting's agenda. Councilor DelBuono stated that if there was a need to have the meeting, they could schedule one, but she did not feel there was anything that was time sensitive to be discussed.

**IX. RESIGNATIONS/APPOINTMENTS (Action May Be Taken)**

**A. Town Plan and Zoning Commission**

**1. Accept the Resignation of Judith Strong**

Councilor DelBuono moved the following:

**RESOLVED:**

**That the Newington Town Council hereby accepts the resignation of Judith Strong as a member of the Town Plan and Zoning Commission, in accordance with correspondence dated September 16, 2016.**

The motion was seconded by Councilor Nagel and the motion passed 9 – 0.

## **B. Appointments to Boards and Commissions**

Councilor Anest moved the following:

### **RESOLVED:**

**That the Newington Town Council hereby makes the following appointment(s):**

#### **11. Employee Insurance & Pension Benefits Committee**

Name	Address	Party	Term	Replaces
Specialist: Clarke Castelle	167 Connecticut Avenue	D	Immediate – 11/30/17	Vacant

#### **14. Fair Rent Commission**

Name	Address	Party	Term	Replaces
Alternate Dwelling Unit Landlord: Donald Woods	82 Ivy Lane	D	Immediate – 11/30/17	Vacant

#### **15. Newington Historical Society & Trust**

Name	Address	Party	Term	Replaces
Pauline Kruk	165 Walsh Avenue	D	Immediate – 11/30/16	Linda Woods (resigned 7-2016)

The motion was seconded by Councilor Marocchini and the motion passed 9 – 0.

## **X. TAX REFUNDS (Action Requested)**

Councilor Nagel moved the following:

### **RESOLVED:**

**That property tax refunds in the amount of \$2,760.42 are hereby approved in the individual amounts and for those named on the “Requests for Refund of an Overpayment of Taxes,” certified by the Revenue Collector, a list of which is attached to this resolution.**

The motion was seconded by Councilor DelBuono and passed 9 – 0.

## **XI. MINUTES OF PREVIOUS MEETINGS (Action Requested)**

**A. Regular Meeting, September 27, 2016**

**B. Special Meeting, Joint Meeting with Board of Education, October 6, 2016**

Councilor Manke moved to accept the meeting minutes and was seconded by Councilor Anest. The motion passed 9 – 0.

## **XII. WRITTEN/ORAL COMMUNICATIONS FROM THE TOWN MANAGER, OTHER TOWN AGENCIES AND OFFICIALS, OTHER GOVERNMENTAL AGENCIES AND OFFICIALS AND THE PUBLIC**

None

## **XIII. COUNCIL LIAISON/COMMITTEE REPORTS**

Councilor Nagel attended the following: 1) NCTV: they discussed improvements being made and that a truck had been purchased. Previous shows would be available in the future at the Library for people to view. 2) Library Building Committee: The findings of the feasibility study were discussed as well as the estimated cost of \$19 million. It included a teardown of the 1988 addition but were asked to reduce the cost, to consider efficiencies, reduce the square footage and to have spaces that could be reusable. Library Solutions would have a revised estimate by November 1. 3) CRCOG: Outreach programs were discussed to include small businesses and entrepreneurs. Scheff v O'Neil case would be going to Superior Court shortly to review the cost of special need students and that the responsibility should be that of the State and Federal governments and not cities. A CCM representative talked about the possible regionalization of services and finding ways to reduce property taxes. 4) Fire Commission: Their awards night would be held on November 5. They recently discussed the fire prevention open house as well the fact that Engine 1 was in the process of being built. It would be available in August. 5) Senior Center: There will be a senior expo on November 4. He reminded the Council there were two open spaces on the board that needed to be filled. 6) Library Board: Outreach programs were discussed to connect with various groups in the community and there would be a book sale on November 18-20.

Councilor Marocchini said the Town Hall Building Committee had sent out an RFP to select an architect for the renovation. There were two plans to consider. One was to renovate as it and the second was to right size the building. The bids were due on October 28 and the next meeting of the committee would be November 2 at 5 p.m.

Councilor Budrejko attended the annual Balf Committee meeting where they were given statistics regarding the number of blasts, complaints received and noise generated.

## **XIV. PUBLIC PARTICIPATION – IN GENERAL (In Person/Via Telephone: 860-665-8736) (3 MINUTE TIME LIMIT PER SPEAKER ON ANY ITEM)**

John Bachand, 56 Maple Hill: He asked how long Balf would be mining in the area and thought nothing had been lost by taking time to get information regarding the renovation. It was important to get it right and to have the correct size building.

Scot Larsen, Northwood Road: He stated they were hoping to increase the number of EMS volunteers from town. He was disappointed that 100 people were able to influence the DOT with regard to the Alumni Road project that was presented by the DOT. He felt the area had been studied for 20 years and it was time to move forward.

## **XV. REMARKS BY COUNCILORS**

Councilor Anest stated the TPZ received an annual report regarding the Balf property, which included their procedures and how long they would be mining. She talked to Chris Hoffman and said there would be a reporter covering Newington and a couple of other towns but nobody had been appointed as yet.

Councilor Manke had attended the Fire Department open house and urged families to establish a plan for getting out of your house in case of fire and to practice it.

Councilor Klett supported the resolution to hire an engineer but was not endorsing a particular plan. She hoped town staff would be included and the plan would be in the best interest of the town.

Mayor Zartarian said there were openings on various boards in Town and urged anyone who was interested to contact either Councilor DelBuono or Councilor Anest.

#### **XVI. ADJOURNMENT**

Councilor Marocchini moved to adjourn the meeting at 8:31 p.m. and was seconded by Councilor Nagel. The motion passed 9 – 0.

Respectfully Submitted,

Linda Irish-Simpson  
Clerk of the Council

Cc: J. Krupinski, Town Clerk